

August 9, 2005

VIA IN-HOUSE:

Director Linda Chapman
Florence Finance Department
Florence Government Center
Florence, KY 41042

Project Manager Peter Glenn
Florence Public Services
Florence Government Center
Florence, KY 41042

Chief Tom Szurlinski
Florence Police Department
Florence Government Center
Florence, KY 41042

Chief Marc Mensch
Florence Fire/EMS Department
Fire Station 3, 1152 Weaver Road
Florence, KY 41042

Director Bob Townsend
Florence Public Services
Florence Government Center
Florence, KY 41042

VIA CERTIFIED/RETURN RECEIPT REQUESTED:

Boone County Clerk Marilyn Rouse
P.O. Box 874
Burlington, KY 41005

KY. Dept. for Local Government
1024 Capital Center Drive
Frankfort, KY 40601

Secretary of State
700 Capital Avenue, Suite 152
Frankfort, KY 40601

VIA FIRST CLASS MAIL:

Insight Communications
Att: Linda Begnoche
7906 Dixie Highway
Florence, KY 41042

Boone County Property Valuation Administrator Ron Burch
P.O. Box 388
Burlington, KY 41005

Cinergy
Att: Jim Gillespie
424 Gest Street, Room 317
Cincinnati, OH 45202

Boone County Sheriff Mike Helmig
P.O. Box 198
Burlington, KY 41005

Postmaster Nancy Huber
FLORENCE POST OFFICE
7101 Turfway Road
Florence, KY 41042

Chief Building Official Jim Key
Boone County Building Inspection Office
5958 Garrard Street
Burlington, KY 41005

Director Dan Maher
Boone County Emergency Management
6024 Rogers Lane
Burlington, KY 41005

Boone County Judge/Executive Gary Moore
P.O. Box 900
Burlington, KY 41005

Manager, Administrative Services Vicki Myers
Boone County Planning Commission
2995 Washington Street
Burlington, KY 41005

Tamika Green
Cincinnati Bell Records Department
201 East 4th Street 103-1175
Cincinnati, OH 45202

Owen Electric Cooperative, Inc.
Att: Bill Prather
510 South Main
Owenton, KY 40359

Mr. Gene Roland
Address Management Systems
U. S. Postal Service
1591 Dalton Street
Cincinnati, OH 45234-9321

Florence City Attorney Hugh O. Skees
7699 Ewing Boulevard
Florence, KY 41042

Interim Director
Boone Co. Public Safety Communications Center
Florence Government Center
Florence, KY 41042

CSI Waste Services of Greater Cincinnati
11563 Mosteller Road
Cincinnati, OH 45241

Florence City Engineer Bill Viox
Viox & Viox Inc.
466 Erlanger Road
Erlanger, KY 41018

Boone County Board Of Education
8330 U.S. 42
Florence, KY 41042

Boone County GIS
2995 Washington Street
Burlington, KY 41005

Kentucky League of Cities
101 E. Vine Street, Suite 600
Lexington, KY 40507-3700

Northern Kentucky Area Development District
22 Spiral Drive
Florence, KY 41042

Edward & Donna Wagner
9172 Gunpowder Road
Florence, KY 41042

Dear Sirs and/or Madams:

Enclosed please find certified copies of City of Florence, Kentucky Ordinance No. O-16-05 annexing certain territory consisting of a parcel of approximately 1 acre located at 9172 Gunpowder Road, adjacent to the City limits of Florence. This property was annexed at the request of Edward A. and Donna F. Wagner, owner(s). Exhibits A, the legal description and B, the plat map of said property, are included herewith. **According to the owner, there are 2 registered voters residing on this property at present.**

First reading of Ordinance No. O-16-05 was held on the 19th of July, 2005. Second reading was held on the 26th of July, 2005, and the full Ordinance was published in the *Boone County Recorder* on the 4^h of August, 2005, at which time the Ordinance became statutorily official.

If you require additional information, please contact me.

Sincerely,

Joseph A. Christofield
Florence City Clerk

I, Joseph A. Christofield, City Clerk for the City of Florence, Kentucky, do hereby certify that the foregoing is a true and correct copy of O-16-05 as same appears in the official records of my office.

Dated this 9th day of August, 2005.


Joseph A. Christofield
Florence City Clerk

RECEIVED AND FILED
DATE Aug. 11, 2005
TREY GRAYSON
SECRETARY OF STATE
COMMONWEALTH OF KENTUCKY
BY Handie Adkins

ORDINANCE NO. 0-16-05

AN ORDINANCE ANNEXING CERTAIN TERRITORY CONSISTING OF A PARCEL OF APPROXIMATELY 1 ACRE LOCATED AT 9172 GUNPOWDER ROAD, ADJACENT TO THE CITY LIMITS. (WAGNER PROPERTY)

WHEREAS, Edward A. Wagner and Donna F. Wagner, being the owners of record of the hereinafter described territory (the "territory"), have requested that the City of Florence, Kentucky (the "City") annex the territory and, pursuant to K.R.S. 81A.412, the owners have given written consent to such annexation; and

WHEREAS, the City has determined that it is desirable to annex the territory which is contiguous to the boundaries of the City, and

WHEREAS, pursuant to K.R.S. 100.209(1) the City makes the election that after annexation the territory shall remain subject to the same land use restrictions as applied to it prior to annexation until such restrictions are changed in accordance with K.R.S. Chapter 100.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY OF FLORENCE, KENTUCKY, AS FOLLOWS:

SECTION I

The City finds that the hereinafter described unincorporated territory meets the requirements of K.R.S. 81A.410 and is as follows:

- (a.) Is contiguous to the boundaries of the City, and
- (b.) Is urban in character and suitable for development for urban purposes without unreasonable delay, and
- (c.) Is not included within the boundary of another incorporated city.

SECTION II

That the territory, described in Exhibit "A" and shown on Exhibit "B" each of which is attached hereto and incorporated herein by reference, shall be and the same is hereby annexed to the City of Florence, Kentucky.

SECTION III

The owners of record of the territory have filed with the City written consent to this annexation under K.R.S. 81A.412 and therefore, the following do not apply to this annexation: (a) the notification ordinance required by K.R.S. 81A. 420(1); (b) the notice requirement of K.R.S. 81A.425; and (c) the waiting period of K.R.S. 81A.420(2).

SECTION IV

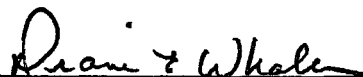
Pursuant to K.R.S. 100.209(1) the territory shall, after annexation, remain subject to the same land use restrictions as applied to it prior to annexation, until those restrictions are changed in accordance with K.R.S. Chapter 100.

SECTION V

This ordinance shall be published in full.

PASSED AND APPROVED ON FIRST READING THIS 19th DAY OF July, 2005.
PASSED AND APPROVED ON SECOND READING AND PUBLICATION ORDERED THIS 26th DAY OF July, 2005.

APPROVED:


MAYOR

ATTEST:


CITY CLERK

EXHIBIT

“A”

28-6491 115 115 P 3 56

BOOK 583 PAGE 146

RETURN TO: Exhibit "A"

RETURN TO:
MIDLAND TITLE SECURITY, INC.
2220 GRANDVIEW DRIVE, STE. 120
FT. MITCHELL, KY 41017

JERRY W. ROUSE
BOONE COUNTY CLERK

DEED

Know All Men By These Presents:

That Charles Farr and Barbara Farr, husband and wife

PROPERTY TRANSFER TAX PAID \$ 109.00
JERRY W. ROUSE, CLERK

whose mailing address is: PO BOX 440714, KENNESAW, GA 30144

for and in consideration of ONE HUNDRED NINE THOUSAND AND NO/100----- (\$109,000.00)
to them paid by the grantees herein, the receipt of which is acknowledged, do bargain, sell, and convey to:

Edward A. Wagner and Donna F. Wagner, husband and wife, for and during
their joint lives, with the remainder in fee simple, to the survivor of
them, his or her

heirs and assigns forever, the following described Real Estate, in the City of Florence

County of Boone and Commonwealth of Kentucky, to-wit: Group No. _____

Present Street Address 9172 Gunpowder Road, Florence, Kentucky 41042 Plat No. _____

Grantee Mailing Address 9172 Gunpowder Road, Florence, Kentucky 41042

GROUP 2048A

SITUATED IN THE CITY OF FLORENCE, COUNTY OF BOONE, AND COMMONWEALTH OF
KENTUCKY, TO-WIT:

LYING ON THE EAST SIDE OF GUNPOWDER ROAD AND FURTHER DESCRIBED AS FOLLOWS:
BEGINNING AT A POINT IN THE 30' RIGHT OF WAY GUNPOWDER ROAD, SAID POINT A
CORNER TO JAMES R. ROBINSON; THENCE ALONG THE COURSES AS FOLLOWS: NORTH 70
DEGREES 30' EAST, 427.10 FEET TO A 1/2 INCH REBAR, CAP WITH KY L.S. NO. 1008;
SOUTH 15 DEGREES 42' 30" EAST, 111.30 FEET TO A 1/2 INCH REBAR; THENCE SOUTH
72 DEGREES 14' 45" WEST, 404.13 FEET TO A POINT IN THE RIGHT OF WAY OF SAID
ROAD; THENCE NORTH 28 DEGREES 35' 21" WEST, 100.0 FEET TO THE POINT OF
BEGINNING, CONTAINING 1 ACRE AS SHOWN ON SURVEY OF A.J. WILLIAMSON REG. L.S.
NO. 1008 DATED JULY 7, 1983.

Subject to easements and/or restrictions of record.

BEING THE SAME PROPERTY CONVEYED TO THE GRANTORS HEREIN BY DEED DATED
MARCH 11, 1994 AND FILED OF RECORD APRIL 8, 1994 IN DEED BOOK 538; PAGE
131 BOONE CO RECORDS AT BURLINGTON, KY.

Together with all the PRIVILEGES AND APPURTENANCES to the same belonging.

TO HAVE AND TO HOLD the same to the said

Edward A. Wagner and Donna F. Wagner, husband and wife

heirs and assigns, forever, the Grantors heirs, executors and administrators, HEREBY COVENANTING with the grantees heirs
and assigns, that the TITLE so conveyed is CLEAR, FREE AND UNINCUMBERED, and that they will WARRANT AND DEFEND
the same against all legal claims whatsoever.

IN WITNESS WHEREOF, The said Grantor

Charles Farr and Barbara Farr, husband and wife

hereunto set they hand, this 8th day of August in the year 1995


Charles Farr


Barbara Farr

KYDEED

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EXHIBIT

“B”

NOTE: THIS PLAT WAS PREPARED USING EXISTING DEEDS AND PLATS OF RECORD AND CURRENT BOONE COUNTY GIS INFORMATION. NO FIELD SURVEY WAS PERFORMED.

PLAT OF 1.00± ACRES
TO BE ANNEXED BY
THE CITY OF FLORENCE

BOONE COUNTY

KENTUCKY

EAST SIDE OF GUNPOWDER ROAD
0.45 MILE SOUTH OF U.S. HIGHWAY 42

JULY 8, 2005

SCALE: 1" = 100'



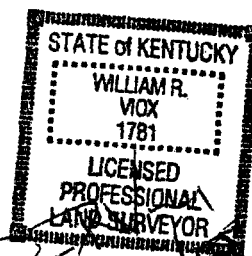
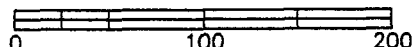
VIOX & VIOX, INC.

Engineers • Surveyors • Landscape Architects

466 Erlanger Road
Erlanger, Kentucky 41018

Tel: 859-727-3293
Fax: 859-727-8452

e-mail: viox@nkol.net



Kenneth Elder
D.B. 161, Pg. 393

James Robinson
D.B. 608, Pg. 316

EXISTING CITY OF
FLORENCE BOUNDARY

Edward Wagner
D.B. 583, Pg. 149

EXISTING CITY OF
FLORENCE BOUNDARY

GUNPOWDER POINTE DEVELOPMENT, LLC
D.B. 870, PG. 519

EXISTING CITY OF
FLORENCE BOUNDARY

Richard Harvey
D.B. 627, Pg. 241

